

INVESTMENT OPPORTUNITY FOR SALE

Call now on 02392 983 102

or email info@trafalgarpc.com today

TRAFALGAR
PROPERTY CONSULTANCY



74 SQM (796 sqft)
TOTAL UNIT SPACE

£325,000 MIXED USE INVESTMENT OPPORTUNITY

15-15a Brook Lane, Warsash, SO31 9FH

**Excellent mixed use investment
with commercial FRI lease**

Great location
Food & beverage
Residential zone
Established tenants

ABOUT THIS PROPERTY

An excellent opportunity to acquire a mixed-use commercial investment with a Commercial FRI lease on the whole building. The ground floor unit is currently occupied until 2042 as a food takeaway business and benefits from allocated parking to the side and rear of the property, providing added convenience for both staff and customers.

Contact us today to arrange a viewing:

 **02392 983 102**

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ADDITIONAL DETAILS

LEASE DETAILS

Commercial FRI Lease	Rent: £25,250 per annum
NIY	7.76%

